

Site investigation

of Midland Road Landfill

outcome



Information Pack
Environmental
Health
(Commercial
Category 3)
March 2016

Urdu
یہ ناپائیدار کاغذات ہیں
اگر آپ کو انگریزی پڑھنے یا لکھنے میں دشواری پیش ہو تو براہ کرم ہمیں کسی ایسے شخص سے رجوع کریں جو انہیں پڑھ کر
آپ کو لکھا کرے

Punjabi
ਇਹ ਕਾਗਜ਼ ਬੜੇ ਜ਼ਰੂਰੀ ਹਨ । ਜੇ ਤੁਹਾਨੂੰ ਅੰਗਰੇਜ਼ੀ ਪੜ੍ਹਨ ਜਾਂ ਲਿਖਣ ਵਿੱਚ ਮੁਸ਼ਕਲ ਆਉਂਦੀ ਹੈ, ਤਾਂ ਕਿਰਪਾ ਕਰਕੇ ਕਿਸੇ ਔਸੇ ਵਿਅਕਤੀ ਨਾਲ ਸੰਪਰਕ ਕਰੋ ਜਿਹੜਾ ਤੁਹਾਡੀ ਜਲਦੀ ਸਹਾਇਤਾ ਕਰ ਸਕੇ ।

Gujarati
આ કાગળો બહુ મહત્વના છે. જો તમને અંગ્રેજી વાંચવા અથવા લખવામાં મુશ્કેલી પડે તો, કૃપા કરી તમને તાત્કાલિક સહાય કરી શકે એવી કોઈ વ્યક્તિનો સંપર્ક સાધો.

Bengali
এই কাগজ-পত্রগুলো খুবই গুরুত্বপূর্ণ। ইংরেজি পড়তে বা লিখতে কান্ননার সমস্যা হলে অনুগ্রহ করে কাউকে এজন্য সাহায্য করতে বা সাহায্য করতে বিনিয়োগ করে সাহায্য করতে পারবেন।

Chinese
這些是十分重要的文件。如果你有困難
看懂英文，請馬上向別人求助。

Arabic
هذه الأوراق مهمة جدا. اذا وجدت اي صعوبة في قراءة او فهم اللغة الانكليزية. يرجى الاتصال باي شخص يمكنه مساعدتك حالا.

Vietnamese
NHỮNG GIẤY TỜ NÀY RẤT QUAN TRỌNG. NẾU QUÝ VỊ CÓ KHÓ KHĂN ĐỂ ĐỌC HOẶC HIỂU TIẾNG ANH. XIN NHỚ MỘT NGƯỜI NÀO ĐÓ GIÚP QUÝ VỊ NGAY LẬP TỨC

Hindi
यह कागज़ बहुत महत्वपूर्ण हैं । यदि आप को अंग्रेज़ी पढ़ने या समझने में कठिनाई आती हो तो कृपया किसी ऐसे व्यक्ति से सम्पर्क करें जो आप की शीघ्र ही सहायता कर सके ।

These papers are very important. If you have difficulty reading or understanding English, please contact someone who can help you immediately.

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INTRODUCTION

This information leaflet has been produced by the Environmental Health team at North Lincolnshire Council (NLC) to provide information on the investigation of the former Midland Road landfill site. It follows on from and expands upon the information contained in the council's leaflet circulated to businesses in November 2012.



This new information leaflet will:

- Provide a summary outcome of the site investigation for all businesses located on the landfill site area hatched in red and detailed in Figure 1
- Explain where further detailed information can be obtained about the area hatched in red and detailed in Figure 1.
- Explain where further detailed information can be obtained about the outcome of the site investigation.

Can I do anything to stop the gas from entering the building?

If you want to consider putting in place works to try and reduce the risks of landfill gas entering your building, please speak directly to Environmental Health and we will aim to provide you with advice.

What is the outcome on other areas of the landfill site?

A small number of properties located on the area hatched red on Figure 1 have been identified as requiring works to prevent the landfill gas entering and

building up inside the properties. This is due to the fact that internal air monitoring has identified unacceptable levels of landfill gas inside the buildings. The landfill gas in these cases is entering the building through cracks in floor slabs and via service entry points (gas, electric, water).

Works to protect these buildings is being actively progressed by site owners and the council as a matter of priority.

Where can I find out more information about the site investigation?

The council has placed all the site investigation documents on its web site, which can be found on the following link:
<http://www.northlincs.gov.uk/planning-and-environment/environmental-health/pollution-air-land-and-water/contaminated-land/>

Alternatively you can contact Environmental Health on 01724 297633 to arrange to come into the office to have a look at the reports.

How do I ask further questions about the reports?

If you do not feel comfortable reading the reports and want some further advice, or if you have read the reports and have some additional questions please contact Environmental Health on the following number and we will try to assist you with your questions.

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Harm to Human Health (SPOSH) and therefore taking legal action to require works to be carried out to protect buildings is not justified in these cases.

What is the council doing about the risks of being located on the younger wastes which are giving rise to higher levels of landfill gas?

In consultation with the council's landfill gas specialists the council has decided to put in place a Management Plan for the identification and management of landfill gas on the site in the future. This Management Plan requires that the council undertakes annual internal air monitoring to assess the levels of landfill gas inside all the properties located on the area hatched red in Figure 1.

One round of internal air monitoring has already taken place at the start of the year and the next one will be due in January 2016. The information gathered as part of this monitoring has confirmed what the council already knew about the risks and therefore no re-assessment of the risks was required.

Could landfill gas enter the building in the future?

Landfill gas will enter buildings via cracks in floor slabs and via service entry points. New cracks may open up in floor slabs as the waste continues to break down/decompose under the building. This in turn may result in subsidence of the building which could open up new cracks in the floor slab or make existing ones larger. These cracks may be large enough to allow landfill gas to enter the building.

The rate at which the landfill gas can enter a building will depend upon the weather conditions. More landfill gas can move into the building during periods of cold wet weather with low atmospheric weather conditions.

The presence of landfill gas below buildings will not be even and different buildings will have different amounts of landfill gas present below the site. Buildings also have slightly different slab construction and even cracks through the concrete floor. It is therefore not unusual that not all buildings on a site will be affected by gas ingress. The council will therefore continue to monitor properties located within the red hatched area on Figure 1.

BACKGROUND TO THE SITE INVESTIGATION

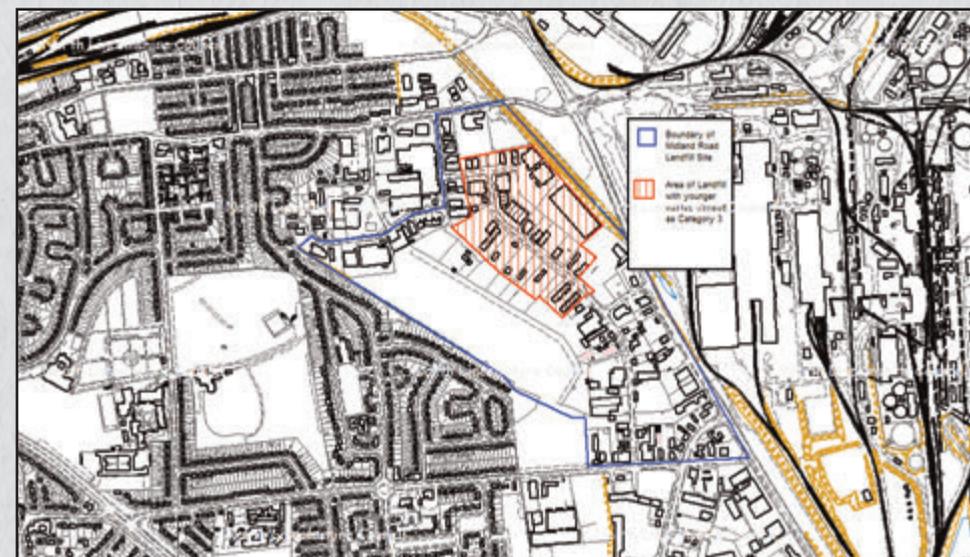
The background to the site investigation is set out in the leaflet which was circulated to local businesses in November 2012. If you have not previously read this leaflet it would be helpful to read it now before reading this new and updated information leaflet.

Following the site investigation and assessment that has been carried out what is the council's

final view about businesses and land located within the area hatched red in Figure 1 (below).

The area hatched in red on Figure 1 was the subject of a detailed ground investigation which sampled areas of waste located below the site in order to understand more about the rate and amount of landfill gas coming from the waste deposits. This information was then scientifically assessed.

Figure 1



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The scientific assessment has been based upon the current commercial and industrial land uses and the council has concluded that the land does not meet the legal definition of contaminated land under the Environmental Protection Act 1990 Part 2A.

The Council is however satisfied that the land does meet the definition of Category 3 land as defined in the Governments Contaminated Land Statutory Guidance dated April 2012 which can be downloaded directly from the following web site link:

<https://www.gov.uk/government/publications/contaminated-land-statutory-guidance>

What is Category 3 land in this case?

Land assessed as Category 3 Human Health is where the risks posed to human health are not low but the strong legal test to demonstrate the existence of a Significant Possibility of Significant Harm to Human Health (SPOSH) has not been met and therefore regulatory action is not justified. This recognises that placing land in Category 3 would not stop others, such as the owner or occupier of the land, from taking action to reduce risks outside of the Contaminated Land Regulatory Regime if they choose.

What is Significant Possibility of Significant Harm (SPOSH)?

Significant Possibility of Significant Harm to Human Health is a term used to describe Contaminated Land as defined under the Environmental Protection Act 1990 Part 2A.

For land to be legally contaminated it must meet the definition of Category 1 or 2 as set out right - in the grey shaded box.

Category 1 and requires that a Significant Possibility of Significant Harm (SPOSH) must exist in any case where it is considered that there is an unacceptably high probability, supported by robust science-based evidence that significant harm would occur if no action is taken to stop it.

Category 2 land requires that there must be a strong case for considering that the risks from the land are of sufficient concern and are capable of being determined as contaminated land on grounds of Significant Possibility of Significant Harm to Human Health. Category 2 may include land where there is little or no direct evidence that similar land, situations or levels of exposure have caused harm before, but nonetheless the council considers on the basis of the available evidence, including expert opinion, that there is a strong case for taking action under Part 2A on a precautionary basis.

How did the council decide that using its legal powers to act was not right in these circumstances?

The site investigation identified that the waste which was placed below the area hatched in red on Figure 1 was younger in age when compared with other areas of waste deposited in the former landfill under the industrial estate. The waste in the red hatched area in Figure 1 typically included plastic, wood, metal, ash, slag, concrete and sand. This younger waste has the potential to give rise to increased levels of landfill gas production and the site investigation sampling demonstrated a rise in landfill gas levels in this area of the site.

However internal air monitoring for landfill gas carried out at your property has not identified levels of landfill gas above the identified site screening value. Therefore at present the council has no evidence to demonstrate that there are unacceptable risks from the landfill gas.

Therefore currently there is no evidence to suggest the presence of the Significant Possibility of Significant

